

## Housing

[What agency administers Federal Rent Subsidy Programs in Santa Clara County?](#)

[Where can I get information on Housing Authority housing complexes and other rental property?](#)

[Where can I get more information on Housing resources?](#)

### **What agency administers Federal Rent Subsidy Programs in Santa Clara County?**

The Housing Authority of the County of Santa Clara was established in 1967 by the Santa Clara County Board of Supervisors to administer a federal rent subsidy program authorized under the United States Housing Act of 1937.

The Housing Authority's mission is to improve the lives of low-income families, persons with disabilities and seniors in Santa Clara County by providing affordable, high-quality housing. For an overview of the programs administered by the Housing Authority, please go to [Programs/Guidelines](#).

The Housing Authority's general operation is overseen by the Board of Commissioners, the members of which are appointed by the Santa Clara County Board of Supervisors. The Board of Commissioners consists of seven commissioners, one from each of the five supervisorial districts and two tenants of the Housing Authority, one being a senior citizen. Each member is appointed for a four-year term except the resident commissioners, who are appointed for two-year terms.

You can contact the Housing Authority at:

505 West Julian Street

San Jose , CA 95110  
Main Telephone: (408) 275-8770

### **Where can I get information on Housing Authority housing complexes and other rental property?**

Property Management, Incorporated (PMI), was established in 1992 to manage affordable housing properties developed by the Housing Authority. The Housing Authority has developed more than 28 housing complexes and is known for being a progressive leader in affordable housing development.

Currently, PMI's portfolio consists of award winning Public Housing, Project-Based Section 8, and Tax Credit-financed communities. PMI is also proud to act as fee managers for properties of all sizes for private property owners in Santa Clara County.

Housing Authority developments utilize three main affordable housing programs:

#### **Public Housing**

Public Housing provides rental assistance subsidized by the US Department of Housing and Urban Development (HUD) for eligible tenants residing at housing developments that are primarily HUD-financed and owned by the Housing Authority. Eligible low income tenants pay 30% of their gross adjusted income for rent. The rental assistance is attached to the unit so tenants cannot "take" the assistance with them if they move. Section 8 Vouchers are NOT accepted.

**Project Based Section 8 Housing:** Project Based Section 8 Housing also provides HUD-subsidized rental assistance. Eligible low-income tenants pay 30% of their gross adjusted income for rent. The rental assistance is attached to the unit so tenants cannot "take" the assistance with them if they move. Section 8 Vouchers are not accepted for project-based units, however, Vouchers may be used at other units in the development that are not part of the project-based program.

**Low-Income Housing Tax Credit Properties:** The Low-Income Housing Tax Credit (LIHTC) Program offers property owners and investors a credit or reduction in their tax liability, each

year for 10 years, that is based on the costs of development and the number of qualified low income units in a newly constructed or rehabilitated development. In exchange, the owners must offer quality units to low-income tenants at fixed below market rate rents that are set at 30% of the applicable Area Median Income. Tenants must meet income eligibility requirements to qualify for residency.

For information on senior, family or farmworker housing, click [here](#) .

### **Where can I get more information on Housing resources? Housing**

- [U.S. Department of Housing & Urban Development \(HUD\)](#)
- [HUD Listing of approved home foreclosure counselors](#)
- [HUD Listing of privately-owned subsidized developments](#)
- [Subsidized housing in Santa Clara County](#)

### **Tenant / Landlord Issues and Housing Discrimination**

- [Fair Housing Policies](#)
- [Legal Aid Society of Santa Clara County](#)

### **Community Services**

- [On-line directory of health & human services in Santa Clara County](#)
- [Bill Wilson Center \(counseling, housing, education, advocacy\)](#)
- [Ujirani Family Resource Center](#)
- [Parents Helping Parents \(serving parents of children with special needs\)](#)
- [CityTeam Ministries \(serving the poor and homeless\)](#)
- [Sacred Heart Community Service](#)
- [Salvation Army](#)
- [American Red Cross](#)